

**Notice of the Tribunal Decision and
Register of Rents under Assured Periodic Tenancies
(Section 14 Determination)****Housing Act 1988 Section 14****Address of Premises**

42 Yew Street, Salford M7 2HL

The Tribunal members wereJ White
A Hossain**Landlord
Address**

Sans Estates LTD

Unit 4 Fontayne Business Centre Broad In London N15 4A6

Tenant

Klara Drozdova

**1. The rent
is:**

£1100

Per

month

(excluding water rates and council tax but
including any amounts in paras 3 & 4)**2. The date the decision takes
effect is:**

1 September 2024

**3. The amount included for services
is:**

N/A

Per

month

**4. Date periodic/statutory periodic
assured tenancy commenced**

1 September 2019

5. Rental period

monthly

6. Allocation of liability for repairs

S 11 LTA 1985

7. Furniture provided by landlord or superior landlord

unfurnished

8. Description of premises

Small 2 bed semi-detached. Through lounge to kitchen. Double doors open onto small back garden. Front driveway. Double glazing. External inspection only (dwelling was empty at date of inspection)

Chairman

J White

**Date of
Decision**

1 April 2025